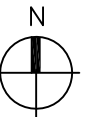


SITE PLAN

1/64" = 1'-0"



Block 19, per the Development Agreement, will have 135 residential units. The building will be 5 levels of type VA construction over 2 levels of type IA construction. The existing slope up from the west to the east provides two levels of below grade structured parking with townhouses and the lobby wrapping the garage at the west side. The corner of 10th Ave. NE and NE Falls Drive creates an urban edge which leads into the city. The lobby and many of the at grade townhouse entrances will be located along 10th Ave. NE. The lobby will be set back from the sidewalk to allow for a woonerf; which will include a porte cochere, and two future tenant spaces. A covered structure to be used for bicycle parking and repair, community gathering, and a dog rest area is provided along 10th Avenue NE to continue the set-to line. Parking garage entrances are located off of NE Falls Drive. The north and east are adjacent to natural features; a wetland past the north property line, and a WSDOT pond past the east property line. The pond features a walking trail, which connects to the existing sidewalk along NE Falls Drive. A new trail connector at the north continues access across the site and connects to the sidewalk on 10th Ave. NE into town. It will feature gathering areas and a visual connection to the pocket park across the street.

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